

IN RE: PETITION FOR VARIANCE :
SEC Pulaski Highway and
68th Street
7601 Pulaski Highway
15th Election District
7th Councilmanic District
Botzler Associates
Limited Partnership-
Pulaski, Petitioners

BEFORE THE
DEPUTY ZONING COMMISSIONER
OF BALTIMORE COUNTY
Case: 92-102-A
92-102-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners herein requested a variance to permit a side yard setback of 10 feet in lieu of the required 30 feet, as more particularly described in Petitioners' Exhibit 1.

The Petitioners were represented by James D. O'Connor, Esquire. Paul Botzler appeared and testified on behalf of the property owner, Botzler Associates Limited Partnership-Pulaski. Mark Robel of Vitti, Robel and Associates, Inc., Engineering and Surveying, also appeared and testified on behalf of the Petitioners. There were no Protestants.

Testimony indicated that the subject property known as 7601 Pulaski Highway, consists of 2.066 acres, plus or minus. The zoning on the property is mixed. It is primarily BR-CS-1 with some areas of BR and ML-IM. The property is improved with a one-story concrete block and metal building. The building is currently empty but was previously used as a truck sales and display center for International Harvester. The Petitioners are in the process of subdividing the property into two approximately equal size lots as more fully detailed on Petitioners' Exhibit 1, a plat entitled Plan to Accompany Petition for Zoning Variance Hearing, No. 7601 Pulaski Highway. The proposed subdivision line would require a 10 foot side yard setback for the existing

building on Lot 2 as subdivided, as shown on Exhibit 1.

Testimony indicated that the Petitioners have a commitment from a tenant to lease the building on Lot 2 as subdivided for use as a office and distribution center for an equipment supply company. Public sewer and all necessary utilities are already available and installed for the site. The tenant's use would require no construction or other improvements at the site. Testimony indicated that a subdivision line providing for a 30 foot side yard setback would present practical difficulty because of the existing location of the building and specified setbacks on the subdivided Lot 1.

The Office of Planning and Zoning had no comments regarding the requested variance. The Fire Department noted that the existing structures and buildings on the site would have to comply with the applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 Edition. The Department of Environmental Protection and Resource Management, Division of Ground Water Management, noted that Hydrogeological Study and an Environmental Effects Report would have to be submitted if submission of plans to CRG is required. The improvements are existing and no construction is contemplated in connection with the variance.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the Petitioner and his property. McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioner

must meet the following:

- 1) whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
- 2) whether the grant would do substantial injustice to applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give substantial relief; and
- 3) whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md.App. 28 (1974).

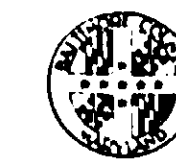
Strict application of the setback regulation would cause practical difficulty to the Petitioner and this property. It is clear from the testimony that if the requested variance is granted, such use as proposed would not be contrary to the spirit of the B.C.Z.R. and would not result in substantial detriment to the public health, safety, and general welfare.

Pursuant to the advertising, posting of the property and public hearing on this Petition held, and for the reasons given above, the relief requested in the Petition for Variance should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 5th day of November, 1991, that the Petition for Variance to permit a side yard setback of 10 feet in lieu of the required 30 feet be and is hereby GRANTED.

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner for
Baltimore County

(A) c:/wp51/civ/botzler.mem



Petition for Variance

to the Zoning Commissioner of Baltimore County

92-102-A

The undersigned, legal owners of the property situated in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 238.21 to allow a 10' Sideyard Building Setback in lieu of the required 30'.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (indicate hardship or practical difficulty.)

Strict compliance with the applicable 30' side yard set back, from the existing building, would result in practical difficulty in the profitable, practical, and permitted use of the property.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I We do solemnly declare and affirm, under the penalties of perjury, that I we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser/Lessee:

(Type or Print Name)

Signature

Address

City and State

Attorney for Petitioner:

James D. O'Connor

(Type or Print Name)

Signature

100 West Rd. #211

Towson, MD 21204

City and State

Attorney's Telephone No.: 321-0595

ORDER RECEIVED FOR FILING

Date

By

Botzler Asso. Ltd. Partnership-Pulaski

Signature

Paul W. Botzler, General Partner

(Type or Print Name)

Address

City and State

P.O. Box 226 592-5020

Glen Arm, MD 21057

Paul W. Botzler

Signature

100 West Rd. #211

Towson, MD 21204

City and State

P.O. Box 226 21057 592-5020

ESTIMATED LENGTH OF HEARING

AVAILABLE FOR HEARING

ALL OTHER

REVIEWED BY

Vitti, Robel & Associates, Inc.

Engineering & Surveying
1717 York Road, Suite 2B
Lutherville, Maryland 21093
252-4552

ZONING DESCRIPTION
For
#7601 PULASKI HIGHWAY
BALTIMORE COUNTY, MARYLAND

92-102-A

Beginning at a point on the North side of 68th Street (75 Foot Right-Of-Way) at a distance of 75 feet South of the centerline of Pulaski Highway (150 Foot Right-Of-Way), thence running with the Southern margin of Pulaski Highway the following courses and distances:

- 1) North 58 Degrees 55 Minutes East, 300.00 feet, thence;
- 2) South 31 Degrees 05 Minutes East, 299.89 feet, thence;
- 3) South 58 Degrees 55 Minutes West, 299.89 feet, thence;
- 4) By a line curving to the right and having a radius of 962.50 feet and a chord bearing North 31 Degrees 30 Minutes 27 Seconds West, 14.25 feet, thence;
- 5) North 31 Degrees 05 Minutes West, 285.75 feet to the place of beginning as recorded in deed Liber 5838, Folio 139.

Also known as #7601 Pulaski Highway and located in the 15th Election District.

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3353

November 5, 1991

James D. O'Connor, Esquire
100 West Road, Suite 211
Towson, Maryland 21204

RE: PETITION FOR ZONING VARIANCE
SE/Corner Pulaski Highway and 68th Street
(7601 Pulaski Highway)
15th Election District - 7th Councilmanic District
Botzler Associates Limited Partnership - Petitioner
Case No. 92-102-A

Dear Mr. O'Connor:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Zoning Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact Ms. Charlotte Radcliffe at 887-3391.

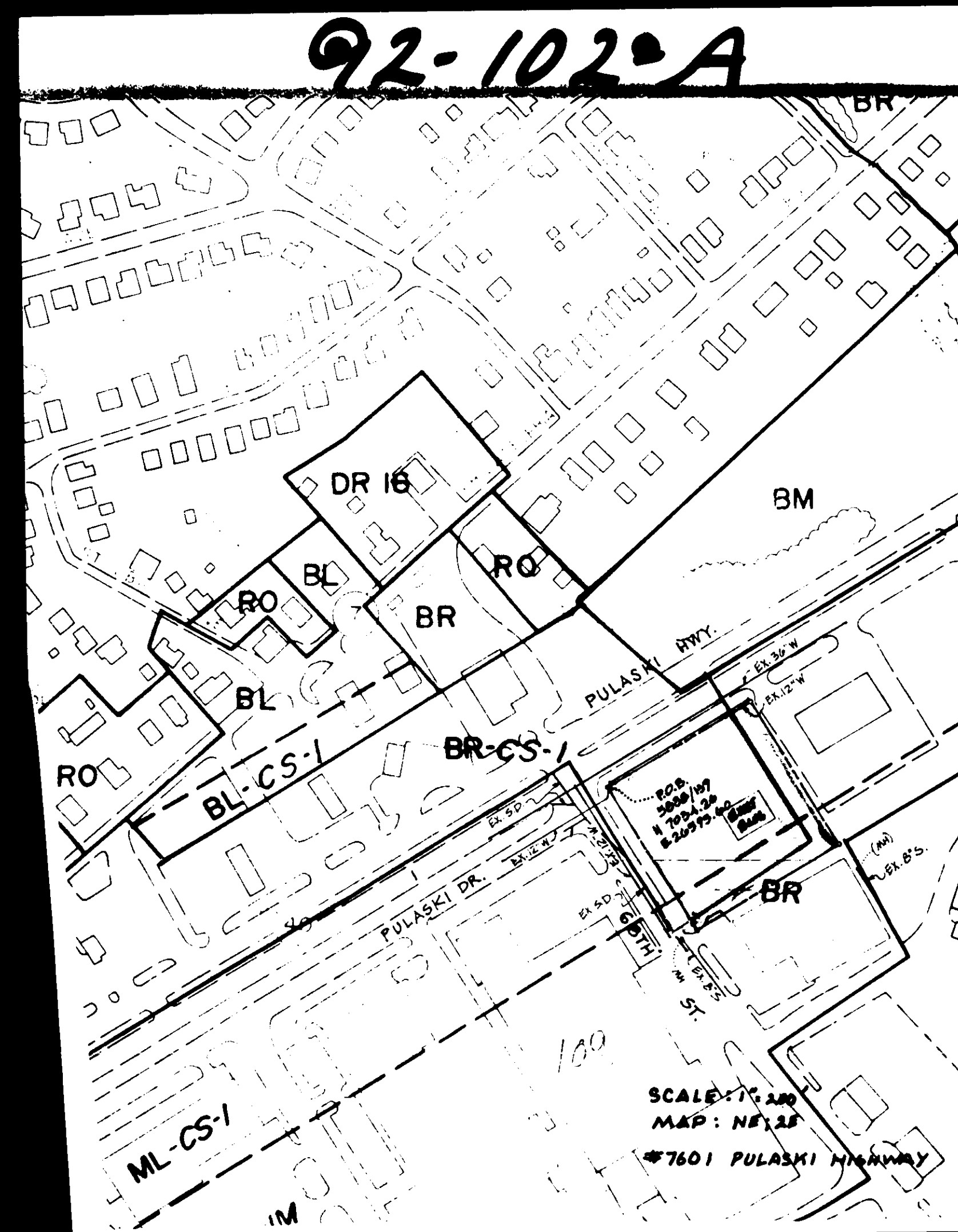
Very truly yours,

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjb

cc: People's Counsel

File



10/22/91
#92-102-A

Petitioner's

DEPARTMENT(S) SIGN-IN SHEET

NAME
Paul W. Botzler
DAVID E. BOTZLER
MARTIN L. ROBEL (VIA)

ADDRESS
PO BOX 226 Glen Arm Md.
PO BOX 226, GLEN ARM MD 21057
SUITE A-B
1717 YORK RD LUTHERVILLE, MD 21093

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

District: 12th Date of Posting: 10/22/91
Posted for: 14 days
Petitioner: Botzler Associates Limited Partnership-Pulaski
Location of property: SE/Corner Pulaski Highway and 68th Street
Location of Sign: 100 West Road, Suite 211, Towson, MD 21204
Remarks: None
Posted by: TMK:bjb Date of return: 11/1/91
Number of Signs: 1

was inserted in **The Avenue News** a weekly newspaper published in Baltimore County, Maryland once a week for 1 successive week(s) before the 27 day of September 19 91. that is to say, the same was inserted in the issues of September 26, 19 91.

By *Shirley Caldwell*
per publisher
The Avenue Inc.

CERTIFICATE OF PUBLICATION
Office of
THE AVENUE NEWS
442 Eastern Blvd.
Baltimore, MD 21221
September 26, 19 91
THIS IS TO CERTIFY, that the aforesaid advertisement of Zoning Hearing in the matter of 7601 Pulaski Hwy., Botzler Associates, Case # 92-102-A, P.O. #0115223, Reg #049720, 49 lines @ 35 or 529 40

NOTICE OF HEARING
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 West Chesapeake Avenue in Towson, Maryland 21204 as follows:
Case Number: 92-102-A
SEC Pulaski Highway and 68th Street
7601 Pulaski Highway
15th Election District - 7th Councilmanic
Petitioner(s): Botzler Associates Limited Partnership-Pulaski
HEARING: TUESDAY, OCTOBER 22, 1991 at 2:00 p.m.
Variance to allow a 10 ft. side yard building setback in lieu of the required 30 ft.

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3553

COPY

DATE: 10 9 91

Botzler Associates Limited Partnership-Pulaski
P. O. Box 226
Glen Arm, MD 21057

RE:
Case Number: 92-102-A
SEC Pulaski Highway and 68th Street
7601 Pulaski Highway
15th Election District - 7th Councilmanic
Petitioner(s): Botzler Associates Limited Partnership-Pulaski
HEARING: TUESDAY, OCTOBER 22, 1991 at 2:00 p.m.

Dear Petitioner(s):

Please be advised that \$ 89.58 is due for advertising and posting of the above captioned property.

THIS FEE MUST BE PAID AND THE ZONING SIGN & POST SET(S) RETURNED ON THE DAY OF THE HEARING OR THE ORDER SHALL NOT ISSUE. DO NOT REMOVE THE SIGN & POST SET(S) FROM THE PROPERTY UNTIL THE DAY OF THE HEARING.

Please forward your check via return mail to the Zoning Office, County Office Building, 111 W. Chesapeake Avenue, Room 106, Towson, Maryland 21204. It should have your case number noted thereon and be made payable to Baltimore County, Maryland. In order to prevent delay of the issuance of proper credit and/or your order, immediate attention to this matter is suggested.

Lawrence E. Schmidt
Lawrence E. Schmidt

ZONING COMMISSIONER
BALTIMORE COUNTY, MARYLAND

cc: James D. O'Connor, Esq.

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

October 8, 1991

887-3553

James D. O'Connor, Esquire
100 West Road, #211
Towson, MD 21204

RE: Item No. 109, Case No. 92-102-A
Petitioner: Botzler Assoc. Ltd, et al
Petition for Variance

Dear Mr. O'Connor:

The Zoning Plans Advisory Committee (ZAC) has reviewed the plans submitted with the above referenced petition. The attached comments from each reviewing agency are not intended to assure that all parties, i.e. Zoning Commissioner, attorney and/or the petitioner, are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case.

Enclosed are all comments submitted thus far from the members of ZAC that offer or request information on your petition. If additional comments are received from other members of ZAC, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

The following comments are related only to the filing of future zoning petitions and are aimed at expediting the petition filing process with this office.

1) The Director of Zoning Administration and Development Management has instituted a system whereby seasoned zoning attorneys who feel that they are capable of filing petitions that comply with all aspects of the zoning regulations and petitions filing requirements can file their petitions with this office without the necessity of a review by Zoning personnel.

Zoning Plans Advisory Committee Comments
Date: October 8, 1991
Page 2

2) Anyone using this system should be fully aware that they are responsible for the accuracy and completeness of any such petition. All petitions filed in this manner will be reviewed and commented on by Zoning personnel prior to the hearing. In the event that the petition has not been filed correctly, there is always a possibility that another hearing will be required or the Zoning Commissioner will deny the petition due to errors or incompleteness.

3) Attorneys and/or engineers who make appointments to file petitions on a regular basis and fail to keep the appointment without a 72 hour notice will be required to submit the appropriate filing fee at the time future appointments are made. Failure to keep these appointments without proper advance notice, i.e. 72 hours, will result in the loss of filing fee.

Very truly yours,
James E. Dyer
James E. DYER
Chairman
Zoning Plans Advisory Committee

JED:jw

Enclosures

cc: Mr. Paul W. Botzler
Botzler Assoc. Ltd
P.O. Box 226
Glen Arm, MD 21057

111 West Chesapeake Avenue
Towson, MD 21204

887-3553

COPY

SEPTEMBER 13, 1991

NOTICE OF HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County will hold a public hearing on the property identified herein in Room 106 of the County Office Building, located at 111 West Chesapeake Avenue in Towson, Maryland 21204 as follows:

Case Number: 92-102-A
SEC Pulaski Highway and 68th Street
7601 Pulaski Highway
15th Election District - 7th Councilmanic
Petitioner(s): Botzler Associates Limited Partnership-Pulaski
HEARING: TUESDAY, OCTOBER 22, 1991 at 2:00 p.m.

Variance to allow a 10 ft. side yard building setback in lieu of the required 30 ft.

J. Robert Haies
Zoning Commissioner of
Baltimore County

cc: Botzler Associates Limited Partnership-Pulaski
James D. O'Connor, Esq.

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

receipt

Date

Account: R 001-6150
Number

DAVID WOLLENBERG
SA 0011304910-10-91
Please Make Checks Payable To: Baltimore County

Cashier Validation

Baltimore County
Zoning Commissioner
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

receipt

Date

Account: R 001-6150
Number

Please Make Checks Payable To: Baltimore County \$175.00
SA 00031277008-29-91

Cashier Validation

BUREAU OF TRAFFIC ENGINEERING
DEPARTMENT OF PUBLIC WORKS
BALTIMORE COUNTY, MARYLAND

DATE: October 9, 1991

TO: Mr. Arnold Jablon, Director
Office of Zoning Administration
and Development Management

FROM: Rahee J. Famili

SUBJECT: Z.A.C. Comments

Z.A.C. MEETING DATE: September 10, 1991

There are no comments for item numbers 81, 102, 103, 104, 109, 110, 111, 112 and 115.

Rahee J. Famili
Rahee J. Famili
Traffic Engineer II

RJF/lvd

Baltimore County Government
Office of Zoning Administration
and Development Management
Office of Planning & Zoning

111 West Chesapeake Avenue
Towson, MD 21204

887-3553

Your petition has been received and accepted for filing this 29th day of August, 1991.

Arnold Jablon
ARNOLD JABLON
DIRECTOR

Received By:
James E. Dyer
Chairman,
Zoning Plans Advisory Committee

Petitioner: Botzler Assoc. Ltd, et al

Petitioner's Attorney: James D. O'Connor

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and
Development Management

DATE: September 25, 1991

FROM: Pat Keller, Deputy Director
Office of Planning and Zoning

SUBJECT: Christ-Lutheran Church, Item No. 71
Fitzpatrick Property, Item No. 82
Lorenz Construction Co., Item No. 105
Botzler Associates, Item No. 109
Stupalski Property, Item No. 113
Trent Property, Item No. 119
Boggs Property, Item No. 123
Duvall Property, Item No. 126

In reference to the Petitioner's request, staff offers no comments.

If there should be any further questions or if this office can provide additional information, please contact Jeffrey Long in the Office of Planning at 887-3211.

PK/JL/pat

ITEMNO26/TXTRO2

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

September 11, 1991

TO: Arnold Jablon, Director
Zoning Administration and Development Management

FROM: DIVISION OF GROUND WATER MANAGEMENT

SUBJECT: Zoning Item #109, Zoning Advisory Committee Meeting of
September 10, 1991, Botzler Associates Limited Partnership-
Pulaski, SEC Pulaski Highway and 68th Street (#7601 Pulaski
Highway), D-15, Private Water and Sewer

COMMENTS ARE AS FOLLOWS:

If submission of plans to the County Review Group is required, a Hydrogeological Study and an Environmental Effects Report must be submitted. For more information contact the Division of Environmental Impact Review at 887-3980.

In order to subdivide this property, the owner or developer will be required to comply with the subdivision regulations of the State of Maryland and Baltimore County. If there are any questions regarding the subdivision process, please contact the Land Development Section at 887-2762.

SSF:mp

109ZNG/GWRMP

RECEIVED
SEP 12 1991
ZONING OFFICE

Baltimore County Government
Fire Department

700 East Joppa Road, Suite 901
Towson, MD 21204-5500

(301) 887-4500

SEPTEMBER 16, 1991

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204

RE: Property Owner: BOTZLER ASSOCIATES LIMITED
Location: #7601 PULASKI HIGHWAY

Item No.: 109 Zoning Agenda: SEPTEMBER 10, 1991

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1988 edition prior to occupancy.

REVIEWER: [Signature] Noted and Approved [Signature]
Planning Group Fire Prevention Bureau
Special Inspection Division

JP/KEK

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration and Development Management

DATE: September 24, 1991

FROM: Robert W. Bowling, P.E.

RE: Zoning Advisory Committee Meeting
for September 10, 1991

The Developers Engineering Division has reviewed the subject zoning items and we have no comments for Items 81, 102, 103, 104, 110, 111, 112, 114, and 115. Also, we have no comments for Case No. R-91-119.

For Item 108, comments will be made at the County Review Group meeting.

For Item 109, the County Review Group comments remain in effect.

For Item 109, comments will be reserved until the County Review Group meeting.

[Signature]
ROBERT W. BOWLING, P.E., Chief
Developers Engineering Division

RWB:s

CERTIFICATE OF PUBLICATION

TOWSON, MD., 10/2/91

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 9/26/91.

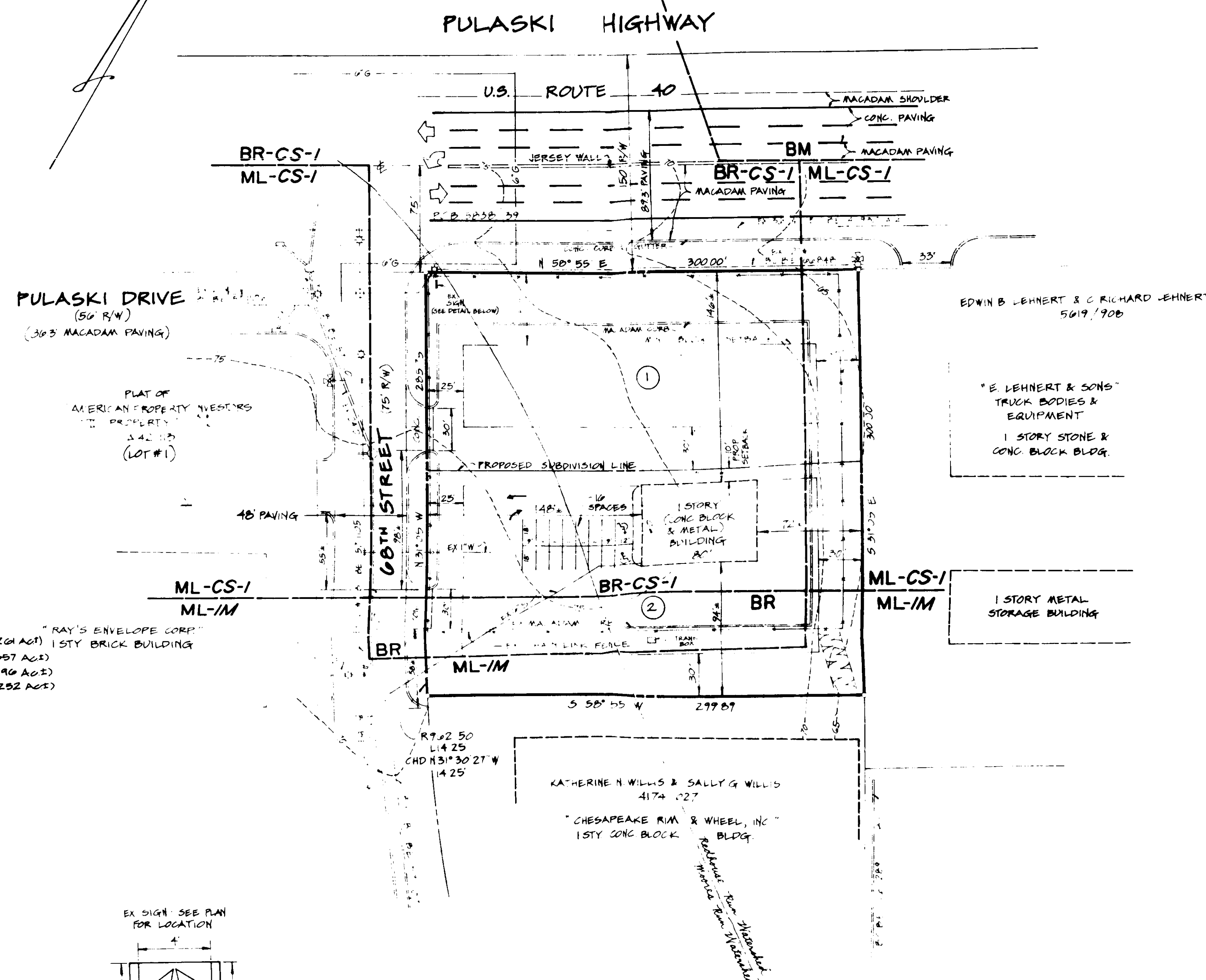
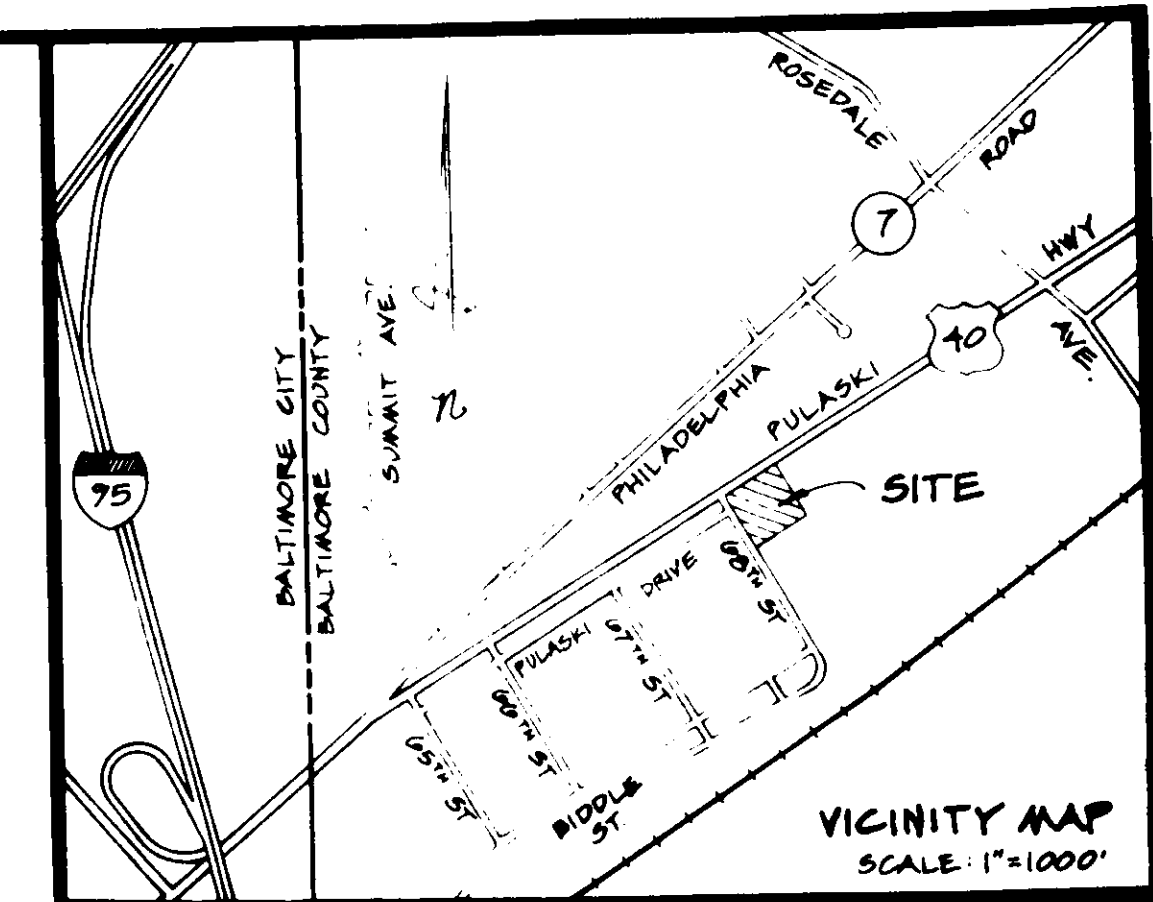
THE JEFFERSONIAN,

[Signature]
Publisher

\$ 35.18

NOTES:

1. THERE ARE NO PREVIOUS PERMIT OR CONTROL NUMBERS FOR THIS PROPERTY.
2. EXISTING BUILDING ERECTED IN JULY 1978.
3. PREVIOUS ZONING CASE #1887
DATE: JANUARY 24, 1981
PURPOSE: CABIN CAMP (NO IMPORTANCE TO THIS CASE ABANDONED)
4. ZONING MAP: LOCATION - ROSEDALE SHEET NE-2E
5. COUNCILMANIC DISTRICT #7
6. NO RIGHT-OF-WAY WIDENING REQUIRED BY BALTIMORE COUNTY (DEPT OF PUBLIC WORKS) OR BY THE STATE HIGHWAY ADMINISTRATION.
7. EXISTING BUILDING AT PRESENT TIME IS VACANT. PRE-EXISTING USE WAS A TRUCK LEASING AND SALES CENTER.
8. EXISTING BUILDING HEIGHT: GROUND TO PEAK = 21.8' ±
9. PROPERTY DOES NOT LIE IN CRITICAL AREA.



DENSITY CALCULATIONS

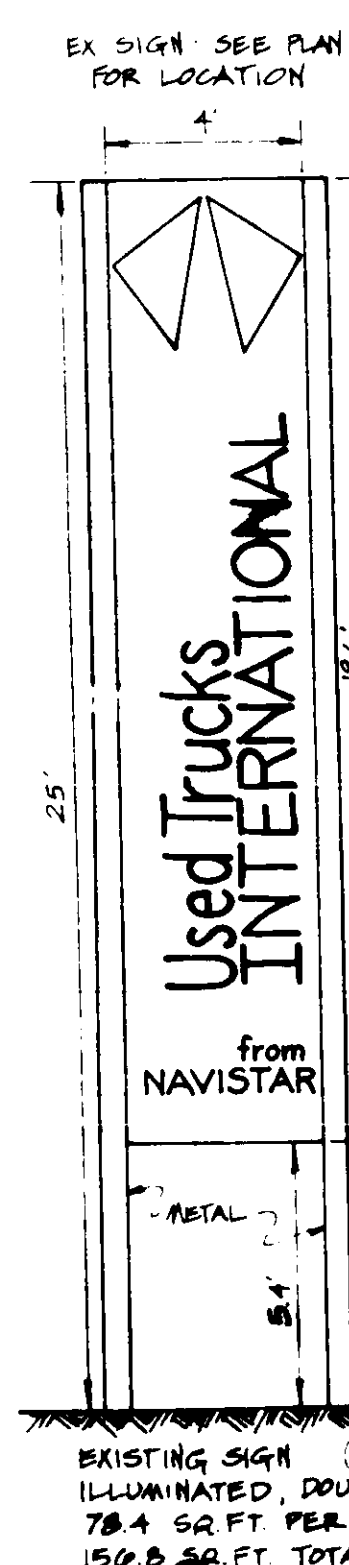
GROSS AREA OF TRACT	2.000 AC ±, 87,997 SQ. FT.
HIGHWAY WIDENING	0.000 AC ±
NET AREA OF TRACT	2.000 AC ±
EXISTING ZONING	BR - BUSINESS, ROADSIDE
	BR-CS-1 BUSINESS ROADSIDE (COMMERCIAL, STRIP)
	ML-CS-1 MANUFACTURING LIGHT (COMMERCIAL, STRIP)
	ML-M MANUFACTURING LIGHT (INDUSTRIAL, MAJOR)

OPEN SPACE REQUIRED	EXEMPT
OPEN SPACE PROVIDED	0
PARKING SPACES REQUIRED	33 SPACES PER 1,000 SQ. FT.
	(33 x 4,800) = 16 SPACES
PARKING SPACES PROVIDED	16 SPACES

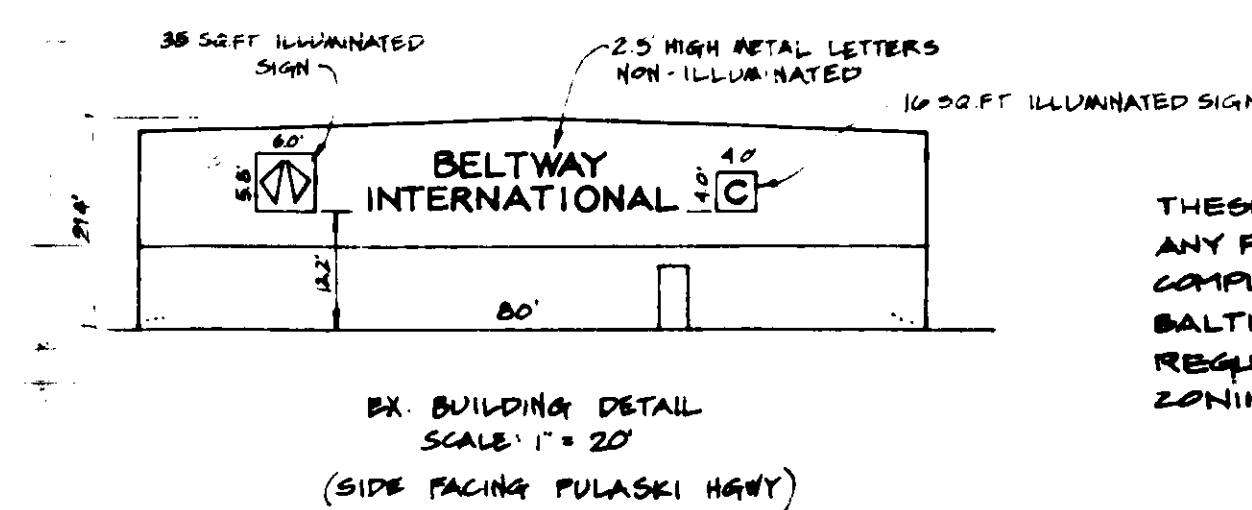
FLOOR AREA RATIO CALCULATIONS

PROPOSED LOT #1	
GROSS AREA	49,200 SQ. FT. (0.937 AC ±)
30' OF ROAD R/W AREA	13,780 SQ. FT. (0.321 AC ±)
GROSS SITE AREA	54,780 SQ. FT. (1.258 AC ±)
FLOOR AREA RATIO ALLOWED	2.00
FLOOR AREA RATIO PROPOSED	TO BE DETERMINED AT TIME OF BLDG. PERMIT
PROPOSED LOT #2	
GROSS AREA	49,200 SQ. FT. (0.937 AC ±)
30' OF ROAD R/W AREA	13,780 SQ. FT. (0.321 AC ±)
GROSS SITE AREA	54,780 SQ. FT. (1.258 AC ±)
FLOOR AREA RATIO ALLOWED	2.00
FLOOR AREA RATIO EXISTING	(49,200 SQ. FT. ÷ 54,780 SQ. FT.) = 0.90
FLOOR AREA RATIO PROPOSED	0.09

VITTI, ROBEL & ASSOCIATES, INC.
ENGINEERING & SURVEYING
1717 YORK ROAD SUITE 2B
LUTHERVILLE, MARYLAND 21073
(301) 252-4552



SHOULD LOTS 1 AND 2 BE SOLD TO SEPARATE OWNERS, THEN THE EXISTING FREE-STANDING BUSINESS SIGN ON LOT 1 COULD NOT BE USED FOR ADVERTISING FOR LOT 2.



THESE SIGNS ARE EXISTING. ANY FUTURE SIGNS WILL COMPLY WITH 6418 OF THE BALTIMORE COUNTY ZONING REGULATIONS AND ALL ZONING SIGN POLICIES.

PETITIONER'S EXHIBIT 1

92-102-A
PLAN TO ACCOMPANY
PETITION FOR ZONING VARIANCE HEARING
#7001 PULASKI HIGHWAY

15th ELECTION DISTRICT BALTIMORE COUNTY, MD
SCALE 1" = 50' JULY 28, 1991

DEED REFERENCE 5038/139
TAX ACCOUNT # 15-07-290770
TAX MAP #76 PARCEL #39
OWNERS: BOTZLER ASSOCIATES - PULASKI, LIMITED PARTNERSHIP
P.O. BOX 226
GLENN ARMY, MARYLAND 21057
PHONE: (WORK) (301) 290-7503
(HOME) " 343-0171
(HOME) " 672-7515

REASON FOR VARIANCE REQUEST:
PETITIONER REQUESTS A VARIANCE TO THE BALTIMORE COUNTY ZONING REGULATION, SECTION 238.2 FOR A 10' SIDE YARD SETBACK IN LIEU OF THE 30' REQUIRED.